

Tamilnad Mercantile Bank Ltd
Tanuku Branch
D. No. 25-4-7, Backside of Masjid,
Sree Plaza, Velpur Road,
Tanuku – 534211
Mob No. 9177787804
West Godavari District, Andhra Pradesh
Email Id:- tanuku@tmbank.in
CIN :- L65110TN1921PLC001908



TAMILNAD MERCANTILE BANK LTD, TANUKU BRANCH

To

Date :- 23-04-2026

Borrower/ Partners/ Mortgagor/Guarantor:

- 1) **M/s KSM Traders**
Rep., by it's proprietor Kondeti Satyanarayana Murthy,
R. S. No. 2/1, Door No. 2-140, Venkataramapuram Village,
Penugonda Mandal,
West Godavari District – 534320

Also Addresses at
Registered Office at D. No. 1-34/1,
Panchayati Road,
Kakileru Village, Iragavaram Mandal,
West Godavari District – 534320

- 2) **Mr. Kondeti Satyanarayana Murthy**
S/o Late K. Venkata Narayana,
Ground Floor, 1-34/1, Panchayati Road,
Kakileru Village, Iragavaram Mandal,
West Godavari District – 534320
- 3) **Mrs. Kondeti Ganga Bhavani**
W/o Late K. Venkata Narayana
Ground Floor, 1-34/1, Panchayati Road,
Kakileru Village, Iragavaram Mandal,
West Godavari District - 534320

Sale Notice for Sale of Immovable Properties

Auction Sale Notice for Sale of Immovable Assets mortgaged / charged to the Bank under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) Borrower / Mortgagor / Guarantors : 1) **M/s KSM Traders, rep., by it's proprietor Kondeti Satyanarayana Murthy, 2) Mr. Kondeti Satyanarayana Murthy S/o Late K. Venkata Narayana and 3) Mrs. Kondeti Ganga Bhavani W/o Late K. Venkata Narayana**, that the below described immovable property mortgaged/ charged to the Secured Creditor, the **constructive** possession of which has been taken by the Authorised Officer of **Tamilnad Mercantile Bank Limited, Tanuku Branch** will be sold on “As is where is”, “As is what is”, and “Whatever there is” on **21-05-2026** for recovery of **Rs. 1,27,83,205.20/- (Rupees One Crore Twenty Seven Lakhs Eighty Three Thousand Two Hundred Five and Twenty Paise Only)** as on **31-03-2026** due to the **Tamilnad Mercantile Bank Limited, Tanuku Branch** with subsequent interest and expenses.

The Reserve Price will be Rs. 82,77,000/- (Rupees Eighty Two Lakhs Seventy Seven Thousand Only) and the earnest money deposit will be Rs. 8,27,700/- (Rupees Eight Lakhs Twenty Seven Thousand Seven Hundred Only)

Place of Submission of EMD and Auction :	Tamilnad Mercantile Bank Ltd Tanuku Branch D. No. 25-4-7, Backside of Masjid, Sree Plaza, Velpur Road, Tanuku – 534211 West Godavari District, Andhra Pradesh Mobile No. 9177787804 Mail id :- tanuku@tmbank.in
Date and Time of Auction Sale	21-05-2026 and 03: 00 PM
Upset Price	Rs. 82,77,000/- (Rupees Eighty Two Lakhs Seventy Seven Thousand Only)

Description of the immovable properties to be sold.

All that part and parcel of the vacant land to the extent of Ac. 0.50 Cents or 2420 Sq. Yards situated at R. S. No. 202-1A (to an extent of Ac. 0.30cents) and 202-1B (to an extent of Ac. 0.20 Cents), Near D. No. 1-34/1, Sri Sai Baba Temple Opposite Road, Panchayat Street, Kakileru Village, Iragavaram Mandal, West Godavari District, - 534320 standing in the name of Mrs. Kondeti Ganga Bhavani W/o Late Venkata Narayana.

East	:-	Land belongs to Madasu Kanaka Mahalakshmi
South	:-	Land belongs to Yedida Satyavathi
West	:-	Land belongs to Bobbili Satyanarayana Murthy
North	:-	Panchayath Road

Place: Tanuku
Date : 23-04-2026

Authorised Officer,
Tamilnad Mercantile Bank Ltd.,
For Tanuku Branch

Terms & Conditions

1. The intending bidders should pay 10% of the reserve price of the property as Earnest Money Deposit (EMD) by means of a "Demand Draft" drawn in favor of "Tamilnad Mercantile Bank Ltd" on or before **21-05-2026** within 03:00 P.M
2. The intending bidders may inspect and satisfy themselves about the property/properties and may approach the Branch Manager to inspect the property /documents related to the property between 10.00 A.M., and 4.00 P.M., before the auction date (**Phone No.91777 87804**)
3. The successful bidder shall have to deposit 25% of the Bid Amount (including EMD) on the same day or the next working day without fail and EMD shall be adjusted towards 25% of the bid amount immediately, on the sale being knocked down in his favour. In case of default in deposit of 25% of the bid amount as stated above, the EMD will be forfeited and the property shall forthwith be sold again by public auction.
4. The successful bidder shall deposit the balance 75% of the bid amount within 15 days from the date of confirmation of the sale or such extended period as agreed upon in writing by the Authorized Officer/Secured Creditor at his discretion. In case of any default in depositing the amount within the stipulated period, the deposit will be forfeited as per sub Rule (5) of Rule (9) of Security Interest (Enforcement) Rules 2002 and the property shall be resold and the defaulting purchaser will forfeit all his/her claims to the property or to any part of the sum for which it may be subsequently sold.
5. No interest shall be payable on any amount deposited for participation in the bid under the SARFAESI Act.
6. To the best of knowledge and information of the Authorized Officer, the properties are not subject to any encumbrance. The Authorized Officer will not be held responsible for any charge, lien, encumbrances, property tax or any other statutory dues to the Government or anybody in respect of the property/ies under sale.
7. The successful bidder should bear the charges/fee payable for conveyance such as registration fee, stamp duty etc., as applicable as per Law.
8. The Authorized Officer has absolute right to accept/reject/postpone or cancel the sale without assigning any reason, whatsoever. The Authorized Officer also has the right to reject the Bid Form of the intending bidder if it's not in order.
9. The property/properties will not be sold below the reserve price fixed above.
10. The intending bidders should bring any one of the proofs of identity, ie., Aadhar card Passport, Driving license, Ration Card, Voter ID, PAN Card etc., at the time of participating the bid.
11. The sale certificate shall be issued in the name of the purchaser/bidder and will not be issued in the any other name. The purchaser shall bear the stamp duty, registration charges and all other connected fees, duties, taxes etc. in relation to the execution of the sale certificate.
12. Successful bidder/purchaser will deduct TDS@1% on sale proceeds as per sec.194(1-A) of the Income Tax, 1961 & deposit the same by furnishing the challan in Form 26QB and submit the original receipt of TDS Certificate to Bank. (Rs.50.00 Lacs and above property).
13. The sale notice is also uploaded/published on website(www.tmb.bank.in)

Place : Tanuku
Date : 23-04-2026

Authorised Officer
Tamilnad Mercantile Bank Ltd
For Tanuku Branch